



# The New York City Council

City Hall  
New York, NY 10007

## Committee Green Sheet

### Committee on Land Use

*Leroy G. Comrie, Jr., Chair*

*Members: Maria del Carmen Arroyo, Charles Barron, Inez E. Dickens,  
Daniel R. Garodnick, Sara M. Gonzalez, Robert Jackson, Jessica S. Lappin,  
Rosie Mendez, Annabel Palma, Diana Reyna, Joel Rivera, James Sanders, Jr.  
Larry B. Seabrook, James Vacca, Albert Vann, Brad S. Lander, Stephen T. Levin,  
Mark S. Weprin, Jumaane D. Williams, Daniel J. Halloran III, Vincent M. Ignizio and Peter A. Koo*

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Thursday, November 17, 2011

10:00 AM

250 Broadway - Committee Rm, 16th Fl.

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**T2011-3931**

Application no. 20125186 HAR, a request of the New York City Department of Housing Preservation and Development for Council consent and approval, pursuant to Article 5 of the Private Housing Finance Law, for an exemption from real property taxes, a termination of the prior exemption and the voluntary dissolution of the current owner for property located at Block 44/Lot1, Block 45/Lot 1, Block 46/Lot 1, Block 47/Lot 62, Block 48/Lot 29, Block 49/Lot 1 and Block 52/Lot 133, Council District 49, Borough of Staten Island.

*Preconsidered*

**T2011-3932**

Application no. 20125187 HAR, a request of the New York City Department of Housing Preservation and Development for Council consent and approval, pursuant to Article 5 of the Private Housing Finance Law, for an exemption from real property taxes for property located at Block 2869/Lots 1, 23 and 65, Council District 49, Borough of Staten Island.

*Preconsidered*

**LU 0447-2011**

Uniform land use review procedure application no. C 110365 HAX, an Urban Development Action Area Designation and Project, located at East 179th Street and Boston Road and the disposition of such property, Borough of the Bronx, Council District no. 15. This matter is subject to Council Review and action pursuant to §197-c and §197-d of the New York City

Charter and Article 16 of the General Municipal Law.

- LU 0448-2011** Uniform land use review procedure application no. C 110366 HAX, an Urban Development Action Area Designation and Project, located adjacent to 1087 East Tremont Avenue, and the disposition of such property, Borough of the Bronx, Council District no. 15. This matter is subject to Council Review and action pursuant to §197-c and §197-d of the New York City Charter and Article 16 of the General Municipal Law.
- LU 0467-2011** Application no. 20125065 HAK, an Urban Development Action Area Project located at 386 Miller Avenue and 2406 Pacific Street, Council District no. 37, Borough of Brooklyn. This matter is subject to Council review and action pursuant to Article 16 of the New York General Municipal Law, at the request of the New York City Department of Housing Preservation and pursuant to Section 696 of the General Municipal Law for an exemption from real property taxes.
- LU 0497-2011** Application no. 20125124 HAM, In Rem Action no. 48, submitted by the Department of Finance and the Department of Housing Preservation and Development, pursuant to Section 11-412 of the Administrative Code for the conveyance of property and related tax exemptions located in Community Board 9, Council District no. 7, Borough of Manhattan.
- LU 0498-2011** Application no. 20125125 HAM, In Rem Actions no. 48 and no. 49, submitted by the Department of Finance and the Department of Housing Preservation and Development, pursuant to Section 11-412 of the Administrative Code and Article 16 of the General Municipal Law for the transfer and disposition of property and related tax exemptions located in Community Boards 3, 9, 10 and 11, Council Districts no. 2, 7, 8 and 9, Borough of Manhattan.

- LU 0508-2011** Application no. 20125046 TCM, pursuant to §20-226 of the Administrative Code of the City of New York, concerning the petition of A. Veniero, Inc. d.b.a. Venieros Pasticceria & Café, to continue, maintain and operate an unenclosed sidewalk café located at 342 East 11th Street, Borough of Manhattan, Council District no.2. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and §20-226(g) of the New York City Administrative Code.
- LU 0509-2011** Application no. 20125058 TCM, pursuant to §20-226 of the Administrative Code of the City of New York, concerning the petition of 151 Second Ave. Rest. Inc. d.b.a. Ryan's Irish Pub, to continue, maintain and operate an unenclosed sidewalk café located at 151 Second Avenue, Borough of Manhattan, Council District no.2. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and §20-226(g) of the New York City Administrative Code.
- LU 0510-2011** Application no. 20125179 TCM, pursuant to §20-226 of the Administrative Code of the City of New York, concerning the petition of Mezzogiorno Associates d.b.a Mezzogiorno, to continue to maintain and operate an unenclosed sidewalk café located at 195 Spring Street, Borough of Manhattan, Council District no.3. This application is subject to review and action by the Land Use Committee only if called-up by vote of the Council pursuant to Rule 11.20b of the Council and §20-226(g) of the New York City Administrative Code.
- LU 0511-2011** Application no. C 110382 ZMK submitted by the Brooklyn Navy Yard Development Corporation pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12d, changing

from an M1-2 District to an M1-4 District. Council District 33.

**LU 0512-2011** Application no. N 110383 ZRK submitted by the Brooklyn Navy Yard Development Corporation pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, concerning Article VII, Chapter 4 (Special Permits by the City Planning Commission), relating to ownership requirements for Large Scale Developments, Community District 2, Borough of Brooklyn, Council District 33.

**LU 0513-2011** Application no. C 110375 ZSK submitted by the Brooklyn Navy Yard Development Corporation pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-743(a)(2) of the Zoning Resolution to allow the location of a proposed building without regard for the rear yard regulations of Section 43-20 (Yard Regulations) in connection with a proposed commercial development on property located at 2 Wallabout Street (Block 2023, Lot 50), in an M1-4 District, within a Large-Scale General Development generally bounded by Navy Street, Nassau Street, a line 683 feet easterly of Navy Street and a line 420 feet northerly of Nassau Street Borough of Brooklyn, Community District 2. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d (b)(2) of the Charter or called up by vote of the Council pursuant to §197-d (b)(3) of the Charter.

**LU 0514-2011** Application no. C 110376 ZSK submitted by the Brooklyn Navy Yard Development Corporation pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-744(c) of the Zoning Resolution to modify the sign regulations of Section 32-64 and

Section 32-65 in connection with a proposed commercial development on property located at 2 Wallabout Street (Block 2023, Lot 50), in an M1-4 District, within a Large-Scale General Development generally bounded by Navy Street, Nassau Street, a line 683 feet easterly of Navy Street and a line 420 feet northerly of Nassau Street Borough of Brooklyn, Community District 2. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d (b)(2) of the Charter or called up by vote of the Council pursuant to §197-d (b)(3) of the Charter.

**LU 0515-2011**

Application no. C 110377 ZSK submitted by the Brooklyn Navy Yard Development Corporation pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-53 of the Zoning Resolution to modify the requirements of Section 44-12 to allow a group parking facility accessory to uses in a large scale development, with a maximum capacity of 266 spaces in connection with a proposed commercial development on property located at 2 Wallabout Street (Block 2023, Lot 50), in an M1-4 District, within a Large-Scale General Development generally bounded by Navy Street, Nassau Street, a line 683 feet easterly of Navy Street and a line 420 feet northerly of Nassau Street Borough of Brooklyn, Community District 2. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d (b)(2) of the Charter or called up by vote of the Council pursuant to §197-d (b)(3) of the Charter.

**LU 0516-2011**

Application no. C 110378 ZSK submitted by the Brooklyn Navy Yard Development Corporation pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-922 of the Zoning

Resolution to allow large retail establishments (Use Group 6 and 10A uses) with no limitation on floor area, in connection with a proposed commercial development on property located at 2 Wallabout Street (Block 2023, Lot 50), in an M1-4 District, within a Large-Scale General Development generally bounded by Navy Street, Nassau Street, a line 683 feet easterly of Navy Street and a line 420 feet northerly of Nassau Street Borough of Brooklyn, Community District 2. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d (b)(2) of the Charter or called up by vote of the Council pursuant to §197-d (b)(3) of the Charter.

**LU 0517-2011**

Application no. C 110380 PQQ submitted by the Department of Citywide Administrative Services pursuant to Section 197-c of the New York City Charter for acquisition of property located at the Brooklyn Navy Yard, (Block 2023, Lot 50), Community District 2, Borough of Brooklyn. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d (b)(2) of the Charter or called up by vote of the Council pursuant to §197-d (b)(3) of the Charter.

**LU 0518-2011**

Application no. C 110381 PPK submitted by the NYC Department of Small Business Services pursuant to Section 197-c of the New York City Charter for disposition to the Brooklyn Navy Yard Development Corporation of city-owned property located in the Brooklyn Navy Yard at 2 Wallabout Street, on the northeasterly corner of Navy and Nassau Streets (Block 2023, Lots 50 and p/o Lot 1), Community District 2, subject to restrictions limiting development to the project that is the subject of a special permit for bulk modification to allow certain rear yard encroachments pursuant to ZR Section 74-743 (a)(2), a special permit to provide a 266 space group parking

facility pursuant to ZR Section 74-53, and a special permit to construct and occupy five retail buildings with no limitation on floor area per establishment pursuant to ZR Section 74-922, respectively.. This application is subject to review and action by the Land Use Committee only if appealed to the Council pursuant to §197-d (b)(2) of the Charter or called up by vote of the Council pursuant to §197-d (b)(3) of the Charter.

- LU 0519-2011** Application no. C 110386 ZMK submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 16c and 16d., Council Districts 33, 38 and 39.
- LU 0520-2011** Application no. N 110387 ZRK submitted by the Department of City Planning pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, relating to Article I, Chapters I, II and IV, and Article XIII, Chapter 2, to establish the Special Fourth Avenue Enhanced Commercial District, Community District 2, 6 and 7, Borough of Brooklyn, Council Districts 33, 38 and 39.
- LU 0521-2011** Application no. M 830094(B) ZMK submitted by 8902 Foster Avenue, LLC for a modification to Restrictive Declaration D-86, which was approved as a part of Zoning Map Amendment (C 830094 ZMK), involving eliminating the restriction on Use Group 16B uses only on Block 5807, Lot 40, with a prohibition on automotive paint spraying; allowing open accessory parking on the zoning lot; and updating the plan attached as Exhibit D, governing tree replacement, to reflect the proposed conditions; on property bounded by 2nd Avenue, 63rd Street, 3rd Avenue and 64th Street (Block 5807, Lots 1 and 40), in a C8-1 District, Borough of Brooklyn, Community District 7, Council District no. 39.

**LU 0522-2011**      Application no. 20115470 SCK, a proposed site for a new, approximately 750 seat Primary/Intermediate School Facility, (Block 5321, Lots 44, 64 and 73), Council District No.39, Borough of Brooklyn. This matter is subject to Council review and action pursuant Section 1732 of the New York State Public Authorities Law.

**AND SUCH OTHER BUSINESS AS MAY BE NECESSARY**